

148.0

0001

0008.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised:

Total Card / Total Parcel

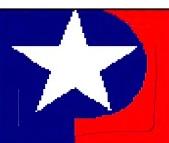
835,200 / 835,200

USE VALUE:

835,200 / 835,200

ASSESSED:

835,200 / 835,200


**Patriot**  
Properties Inc.
**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
24		BURTON ST, ARLINGTON

OWNERSHIP		Unit #:
Owner 1:	LEWIS ALLYSON	
Owner 2:		
Owner 3:		

Street 1: 24 BURTON STREET  
Street 2: APT 2

Twn/City: ARLINGTON  
St/Prov: MA Cntry: Own Occ: N  
Postal: 02476 Type:

PREVIOUS OWNER		
Owner 1:		
Owner 2:		
Street 1:		
Twn/City:		
St/Prov:	Cntry:	
Postal:		

**NARRATIVE DESCRIPTION**  
This parcel contains 6,247 Sq. Ft. of land mainly classified as Two Family with a Multi-Conver Building built about 1940, having primarily Wood Shingle Exterior and 1969 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 8 Rooms, and 4 Bdrrms.

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS						
Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
104	Two Family		6247		Sq. Ft.	Site		0	70.	0.97	11									425,186						425,200	

**IN PROCESS APPRAISAL SUMMARY**

IN PROCESS APPRAISAL SUMMARY							Legal Description				User Acct	
104	6247.000	410,000		425,200	835,200						97059	
Total Card	0.143	410,000		425,200	835,200		Entered Lot Size				GIS Ref	
Total Parcel	0.143	410,000		425,200	835,200		Total Land:				GIS Ref	
Source:	Market Adj Cost		Total Value per SQ unit /Card:	424.23	/Parcel:	424.2	Land Unit Type:				Insp Date	
							07/16/18					

Parcel ID 148.0-0001-0008.0

!11535!

**PRINT**

Date	Time
12/11/20	01:41:48
Last Rev	
Date	Time
08/15/18	09:25:16

mmcmakin
11535
ASR Map:
Fact Dist:
Reval Dist:
Year:
LandReason:
BldReason:
CivilDistrict:
Ratio:

**SALES INFORMATION**

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
	12993-709		7/22/1994		199,000	No	No	Y	

**TAX DISTRICT**

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
8/8/2007	672	New Wind	21,319					

**PAT ACCT.**

Date	Result	By	Name
7/16/2018	MEAS&NOTICE	CC	Chris C
5/13/2009	Measured	197	PATRIOT
12/16/1999	Mailer Sent		
12/2/1999	Measured	263	PATRIOT
7/17/1993		AJS	

**BUILDING PERMITS**

Sign:	VERIFICATION OF VISIT NOT DATA
	/ / /

<b>EXTERIOR INFORMATION</b>				<b>BATH FEATURES</b>				<b>COMMENTS</b>				<b>SKETCH</b>																
Type:	12 - Multi-Conver			Full Bath:	2	Rating:	Average																					
Sty Ht:	2A - 2 Sty +Attic			A Bath:		Rating:																						
(Liv) Units:	2	Total:	2	3/4 Bath:		Rating:																						
Foundation:	1 - Concrete			A 3QBth:		Rating:																						
Frame:	1 - Wood			1/2 Bath:		Rating:																						
Prime Wall:	1 - Wood Shingle			A HBth:		Rating:																						
Sec Wall:		%		OthrFix:		Rating:																						
Roof Struct:	1 - Gable			<b>OTHER FEATURES</b>																								
Roof Cover:	1 - Asphalt Shgl			Kits:	2	Rating:	Average																					
Color:	GREEN			A Kits:		Rating:																						
View / Desir:				Fpl:	2	Rating:	Average																					
<b>GENERAL INFORMATION</b>				WSFlue:		Rating:																						
Grade:	C - Average			<b>CONDOS INFORMATION</b>																								
Year Blt:	1940	Eff Yr Blt:		Location:																								
Alt LUC:		Alt %:		Total Units:																								
Jurisdct:		Fact:	.	Floor:																								
Const Mod:				% Own:																								
Lump Sum Adj:				Name:																								
<b>INTERIOR INFORMATION</b>				<b>DEPRECIATION</b>								<b>REMODELING</b>																
Avg Ht/FL:	STD			Phys Cond:	AG - Avg-Good	26.	%	Exterior:		No Unit	RMS	BRS	FL	<b>RES BREAKDOWN</b>														
Prim Int Wall:	2 - Plaster			Functional:			%	Interior:		1	8	4																
Sec Int Wall:		%		Economic:			%	Additions:																				
Partition:	T - Typical			Special:			%	Kitchen:																				
Prim Floors:	4 - Carpet			Override:			%	Baths:																				
Sec Floors:		%		Total:	26.4	%		Plumbing:																				
Bsmnt Flr:	12 - Concrete			<b>CALC SUMMARY</b>								Electric:																
Subfloor:				Basic \$ / SQ:	160.00			<b>COMPARABLE SALES</b>								Heating:												
Bsmnt Gar:	1			Size Adj.:	1.25000000			Rate	Parcel ID	Typ	Date	Sale Price																
Electric:	3 - Typical			Const Adj.:	0.98010004																							
Insulation:	2 - Typical			Adj \$ / SQ:	196.020																							
Int vs Ext:	S			Other Features:	120000																							
Heat Fuel:	1 - Oil			Grade Factor:	1.00																							
Heat Type:	5 - Steam			NBHD Inf:	1.00000000																							
# Heat Sys:	2			NBHD Mod:																								
% Heated:	100	% AC:		LUC Factor:	1.00																							
Solar HW:	NO	Central Vac:	NO	Adj Total:	557088																							
% Com Wall:		% Sprinkled:		Depreciation:	147071			Juris. Factor:		Before Depr:	196.02																	
				Deprecated Total:	410017			Special Features:	0	Val/Su Net:	118.29																	
								Final Total:	410000	Val/Su SzAd:	234.29																	
<b>MOBILE HOME</b>				Make:		Model:		Serial #:		Year:		Color:																
<b>SPEC FEATURES/YARD ITEMS</b>				<b>PARCEL ID</b> 148.0-0001-0008.0												<b>IMAGE</b>												
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value	<b>AssessPro Patriot Properties, Inc</b>										
More: N	Total Yard Items:													Total Special Features:					Total:									